

PROPERTY LOCATION

No	Alt No	Direction/Street/City
123	-123A	THORNDIKE ST, ARLINGTON

OWNERSHIP

Owner 1:	GUAN DONG			
Owner 2:	WU JIAYI			
Owner 3:				
Street 1:	7 ARBOR LN			
Street 2:				
Twn/City:	WINCHESTER			
St/Prov:	MA	Cntry:		Own Occ: N
Postal:	01890		Type:	

PREVIOUS OWNER

Owner 1:	FARINA RICHARD P -		
Owner 2:	-		
Street 1:	104 STANDISH RD		
Twn/City:	WATERTOWN		
St/Prov:	MA	Cntry:	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains 4,500 Sq. Ft. of land mainly classified as Two Family with a Multi-Conver Building built about 1925, having primarily Vinyl Exterior and 1924 Square Feet, with 3 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 14 Rooms, and 8 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.10331	Total SF/SM:	4500	Parcel LUC:	104	Two Family	Prime NB Desc:	ARLINGTON	Total:	443,999	Spl Credit	Total:	444,000
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	4500.000	377,500		444,000	821,500
Total Card	0.103	377,500		444,000	821,500
Total Parcel	0.103	377,500		444,000	821,500
Source:	Market Adj Cost	Total Value per SQ unit /Card:		426.98	/Parcel: 426.9

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	104	FV	377,500	0	4,500.	444,000	821,500	821,500	Year End Roll	12/18/2019
2019	104	FV	309,300	0	4,500.	471,800	781,100	781,100	Year End Roll	1/3/2019
2018	104	FV	309,300	0	4,500.	344,100	653,400	653,400	Year End Roll	12/20/2017
2017	104	FV	290,400	0	4,500.	299,700	590,100	590,100	Year End Roll	1/3/2017
2016	104	FV	290,400	0	4,500.	255,300	545,700	545,700	Year End	1/4/2016
2015	104	FV	243,100	0	4,500.	249,800	492,900	492,900	Year End Roll	12/11/2014
2014	104	FV	243,100	0	4,500.	205,400	448,500	448,500	Year End Roll	12/16/2013
2013	104	FV	252,500	0	4,500.	195,400	447,900	447,900		12/13/2012

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
8/25/2017	MEAS&NOTICE	HS	Hanne S
1/29/2009	Meas/Inspect	336	PATRIOT
9/21/1999	Mailer Sent		
9/21/1999	Measured	163	PATRIOT
1/10/1993		PM	Peter M

Sign:
VERIFICATION OF VISIT NOT DATA
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[illegible]

443,999	Spl Credit		Total:	444,000
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Database: AssessPro - FY2021

2021

More: N	Total Yard Items:	Total Special Features:	Total:
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